Genna Porter

From: Rob Gordon
Sent: Monday, December 21, 2015 7:01 PM
To: 'jfentress@stroudengineer.com'
Cc: Genna Porter; Jim Diepenbrock
Subject: Eng Review - Sea Pines
Attachments: DOC122115-12212015192330.pdf

Engineering has reviewed the revised plans for sea Pines apartments and have the following comments:

1. The proposed drainage area for the existing pond is different than what is listed on the existing permit. Please show and label the drainage area for the existing pond on the BUA/DA exhibit on the stormwater details page.
2. If you have the full application & supplement included with the State permit, please forward or obtain from DEQ. We will need the previously approved supplement to include with our permit.
3. Please forward the Engineer's Certification for the Existing Wet Pond for our files.
4. Note Only – Please make the State aware of your intent to consolidate permits with the City and provide them with any required documentation (you are welcome to point them to our protrak system for plan review). We will cc them on the final permit and provide them with all of our approval docs. However, there are occasionally unforeseen issues between the two permits that complicate rescission of the State permit – in which case your client would be subject to both permits. It is best to have DEQ review ahead of time to avoid these potential complications.
5. I have modified p4 of the application to match the other calculations submitted as attached. No action necessary unless you feel there is an error.
6. The elevations in the "Bypass Spillway Detail" do not appear to match up with the basin & outlet structure detail elevations. Please revise.
7. Please specify the top width of the infiltration system berm.
8. Please specify how the basin is meeting the requirements of SD 15-16. Landscaping is required at least at 100' intervals around the perimeter of the pond. There is landscaping proposed on the West side of the basin, but not the east. Most existing trees are being removed. Please clarify.

Please make the following revisions and forward the requested documents for our files. Please also forward one complete set of final calcs for our files. Another full submittal to Engineering (for review) is not necessary. Please call or email if there are any questions. Thank you.

Robert Gordon, PE
Plan Review Engineer

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12. Total Offsite Newly Constructed Impervious Area (improvements made outside of property boundary, *in square feet*):

Impervious Pavement	
Pervious Pavement (adj. total, with % credit applied)	
Impervious Sidewalks	
Pervious Sidewalks (adj. total, with % credit applied)	
Other (describe)	
Total Offsite Newly Constructed Impervious Surface	

13. Total Newly Constructed Impervious Surface
(Total Onsite + Offsite Newly Constructed Impervious Surface) = 74,836 square feet

14. Complete the following information for each Stormwater BMP drainage area. If there are more than three drainage areas in the project, attach an additional sheet with the information for each area provided in the same format as below. Low Density projects may omit this section and skip to Section V.

Basin Information	EX. WET POND BMP # 1	PROP. I. BASIN BMP # 2	BMP #
Receiving Stream Name	Barnard's Creek	Barnard's Creek	
Receiving Stream Index Number	18-80	18-80	
Stream Classification	C-SW	C-SW	
Total Drainage Area (sf)	340,204	100,188	
On-Site Drainage Area (sf)	340,204	100,188	
Off-Site Drainage Area (sf)			
Total Impervious Area (sf)	171320	62,413	
Buildings/Lots (sf)	9,088	17,696	
Impervious Pavement (sf)	1,786	37,605	
Pervious Pavement (sf)			
Impervious Sidewalks (sf)	512	7,112	
Pervious Sidewalks (sf)			
Other (sf) EX. TO BE REMOVED	~~5,363~~		
Future Development (sf)	1,037		
Existing Impervious to remain (sf)	~~164,260~~ 158897		
Offsite (sf)			
Percent Impervious Area (%)	48.3	62.3	

15. How was the off-site impervious area listed above determined? Provide documentation:

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